

City Council
Atlanta, Georgia

07- 0 -0631

AN ORDINANCE
BY: ZONING COMMITTEE

Z-07-29
Date Filed: 3-5-07

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF ATLANTA, GEORGIA, as follows:

SECTION 1. That the Zoning Ordinance of the City of Atlanta be amended, and the maps established in connection therewith be changed so that the following property located at **2451 Donald Lee Hollowell Parkway, N.W. (formerly known as Bankhead Highway)** be changed from the C-1-C(Community Business-Conditional) District to the C-1-C(Community Business-Conditional) District, to wit:

ALL THAT TRACT or parcel of land lying and being Land Lot 177, 14th District, Fulton County, Georgia being more particularly described by the attached legal description and/or survey.

SECTION 2. If this amendment is approved under the provisions of Section 16-02.003 of the Zoning Ordinance of the City of Atlanta, entitled, "Conditional Development", as identified by the use of the suffice "C" after the district designation in Section 1 above, the Director, Bureau of Buildings, shall issue a building permit for the development of the above-described property only in compliance with the attached conditions. Any conditions hereby approved (including any conditional site plan) do not authorize the violation of any district regulations. District regulation variances can be approved only by application to the Board of Zoning Adjustment.

SECTION 3. That the maps referred to, now on file in the Office of the Municipal Clerk, be changed to conform with the terms of this ordinance.

SECTION 4. That all ordinances or parts of ordinances in conflict with the terms of this ordinance are hereby repealed.

EXHIBIT "A"

LEGAL DESCRIPTION

All that tract or parcel of land lying and being in Land Lot 177 of the 14th District, Fulton County, Georgia, being more particularly described as follows:

To find the POINT OF BEGINNING, begin at that northeasterly intersection of the easterly side of Hall Street with the northerly side of Bankhead Highway, running thence easterly along the northerly side of Bankhead Highway, 137.00 feet to a point; running thence North 00 degrees 15 minutes 00 seconds East, 276.52 feet to a point, said point being the POINT OF BEGINNING, from said POINT OF BEGINNING running thence North 00 degrees 15 minutes 00 seconds East, 471.79 feet to a point; running thence South 88 degrees 11 minutes 47 seconds East, 172.42 feet to a point; running thence South 02 degrees 01 minute 14 seconds West, 130.00 feet to a point; running thence South 88 degrees 09 minutes 04 seconds East, 207.00 feet to a point on the easterly side of Center Hill Avenue; running thence South 06 degrees 33 minutes 21 seconds West along the westerly side of Center Hill Avenue, 62.27 feet to a point; running thence South 18 degrees 13 minutes 38 seconds East along the westerly side of Center Hill Avenue, 30.72 feet to a point; running thence South 77 degrees 03 minutes 26 seconds West, 76.00 feet to a point; running thence South 18 degrees 13 minutes 38 seconds East, 125.83 feet to a point; running thence North 89 degrees 45 minutes 00 seconds West, 148.06 feet to a point; running thence South 16 degrees 35 minutes 13 seconds West, 20.72 feet to a point; running thence South 66 degrees 29 minutes 19 seconds West, 207.97 feet to a point, said point being the POINT OF BEGINNING as shown on Zoning Plan and Proposed Master Site Plan for Proposed Elderly Dwelling Units Johnnie B. Moore Towers II by Charles Alan Carr, Registered Architect Certificate No. 007134 and Christian & Associates, Architects dated January 10, 2007.

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